

**Teller County Board of Review  
July 10, 2019  
Meeting Minutes**

**I. Convene.** Chairman Bert West called the meeting to order at 2:00 p.m.

Mr. West announced that this was a public meeting with public input encouraged.

**A. Roll Call.** Those answering roll call were:

Jeff Smith\*  
Carl Andersen\*  
Jared Bischoff\*  
Bert West, Chairman\*

Mr. West appointed Mr. Smith as a voting member.

\*Voting members for today's meeting.

Staff: Roger Campbell, Building Official and Acting Board Secretary  
Lynda Morgan, CDSD Director and Paul Hurcomb, County Attorney

**B. Review & Approve minutes from the June 12, 2019 meeting.**

Jeff Smith moved to approve minutes from the June 12, 2019 meeting.  
Carl Andersen seconded.

Roll call vote:

Jeff Smith – yes  
Carl Andersen – yes  
Jared Bischoff – abstain  
Bert West, Chairman – yes

The motion carried.

**II. Contractor Licensing**

**A. Lost Creek Construction, LLC / Thomas Trythall / A License**

Roger Campbell stated that he had been contacted prior to the meeting and that Lost Creek Construction, LLC would not be in attendance.

Mr. West stated that Lost Creek, LLC with Thomas Trythall as examinee for a Class A License would be moved to the August 7, 2019 meeting.

**B. Custom Construction Service / Barbara Martinez / Class C**

Ms. Martinez was present and gave an overview of her building experience and recent work history which included but was not limited to the following:

- she has been in the construction industry since 1996.
- she received her Class C license with Pikes Peak Regional in 2004 or 2005.
- she has performed ground up homes, remodels, basement finishes, decks and roofs.
- she has a customer in Teller County who wants her to perform a basement finish and possibly a deck.

There was further discussion between the applicant and the Board. The Board reviewed the submitted packet and asked Ms. Martinez clarifying questions.

The Board explained to Ms. Martinez that Teller County requires all subcontractors be licensed in Teller County and that workers' compensation insurance be provided. Ms. Martinez assured the Board that she would only use licensed contractors that provided workers' comp insurance.

Ms. Lynda Morgan, CDSD Director, was recognized and stated that with a basement finish, all sub-contractors would have to pull individual permits and that those permits would not be issued by Teller County unless the subcontractor was properly licensed with the county.

Mr. Campbell, Building Official, informed the Board that he recommended a Class C license limited to one project.

Bert West opened this matter up for public comment. No public comment. Close public comment.

Jeff Smith moved to grant Custom Construction Service with Barbara Martinez as examinee, a Class C license limited to 1 project with the condition that she provide the Building Official with the Department of Labor Workers' Comp Exemption waiver acceptance form.

Jared Bischoff seconded.

Roll call vote:

Jeff Smith – yes

Carl Andersen – yes

Jared Bischoff – yes

Bert West, Chairman – yes

The motion carried.

### **C. Island Construction Services, LLC / Jesse Sowanick / Class C License**

Mr. Sowanick was present and gave an overview of his building experience and recent work history which included but was not limited to the following:

- he is a journeyman mason by trade.
- he was a licensed contractor in the state of New Mexico, Oregon and Florida
- he was unaware that the letter requirements were to reference the type of work consistent with the license type he was applying for but that he did have ground up experience.
- his intent is to construct a deck near the golf course and to build two homes in Wilderrest.

There was further discussion between the applicant and the Board. The Board reviewed the submitted packet and asked Mr. Sowanick clarifying questions.

It was suggested by the board that a Class C License limited to 1 project would be more appropriate given Mr. Sowanick work history.

Carl Andersen stated that Mr. Sowanick's worker's comp certificate of insurance was expired and he needed to get an updated copy to the Building Official.

Bert West opened this matter up for public comment. No public comment. Close public comment.

Jared Bischoff moved to grant Island Construction Services, LLC with Jesse Sowanick as examinee, a Class C License limited to 1 project with the condition that he provide the Building Official with a current workers' compensation certificate of insurance.

Jeff Smith seconded.

Roll call vote:

Jeff Smith – yes

Carl Andersen – yes

Jared Bischoff – yes

Bert West, Chairman – yes

The motion carried.

### **D. Southern Heritage Construction, LLC / Drew B. Kennedy / Class C License**

Mr. Kennedy was present and gave an overview of his building experience and recent work history which included but was not limited to the following:

- he started in construction in the 1990's with his dad.

- he managed several ground up homes for Open Range Construction.
- his intent is to remodel homes in Teller County and to possibly build ground up homes.
- he has a C License limited to 1 project in El Paso and Douglas County.

Bert West opened this matter up for public comment. No public comment. Close public comment.

There was further discussion between the applicant and the Board. The Board reviewed the submitted packet and asked Mr. Kennedy clarifying questions.

After review of Mr. Kennedy's packet, it was discovered that his certificate of liability insurance was missing.

Mr. West stated that he was uncomfortable making a decision without that information.

Paul Hurcomb suggested that Lynda Morgan would contact the office to attempt to get the certificate faxed to the meeting site.

Mr. West stated that Mr. Kennedy's review would be tabled until the document was received and that the meeting would move on to Board Discussion.

### **III. Board Discussion**

#### **A. Consider and recommend to the Teller County Board of Commissioners to amend the Teller County Building Code relating to ice & water shield requirements.**

The Board Members along with the staff had a lengthy discussion regarding the pros and cons of a 100% ice & water shield requirement.

The Building Official stated that the Building Department was not in support of such a requirement, due to what he felt was insufficient data to support it.

The Board discussed that if the change to 100% coverage were required then the Building Department would only have to complete one roof inspection instead of the two inspections that are now required.

The Board estimated the increased cost to install 100% ice and water shield on a house to be approximately \$250 to 300.

Bert West opened this matter up for public comment. No public comment. Close public comment.

Jeff Smith moved to recommend to the Teller County Board of Commissioners to amend the Teller County Building Code relating to ice & water requirements to change

the current requirement of 72% coverage to 100% coverage where that appears in the Code.

Bert West seconded.

Roll call vote:

Jeff Smith – yes

Carl Andersen – yes

Jared Bischoff – yes

Bert West, Chairman – yes

The motion carried.

Mr. West stated for the record that Mr. Kennedy of Southern Heritage had returned to the room and that the Agenda item II.D would resume.

Mr. West stated that the certificate of liability insurance had been received and reviewed by all the Board members.

Carl Andersen stated that the description of coverage only covers additions and remodeling and not ground up homes.

Mr. Kennedy was given the option by the Board to either alter his application to a C-1, retract his application and come back at a later date with the proper insurance or proceed with the hearing with the potential of not being granted a C License.

Mr. Kennedy chose to change his application to request a C-1 license and to move forward with review and decision by the Board.

Jared Bischoff moved to grant Southern Heritage Construction Company, LLC with Drew B. Kennedy as examinee, a Class C-1 License.

Carl Andersen seconded.

Roll call vote:

Jeff Smith – yes

Carl Andersen – yes

Jared Bischoff – yes

Bert West, Chairman – yes

The motion carried.

**III. Adjournment.** The meeting was adjourned at 3:07 PM